152.0	0007	0003.0	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	760,300 / 760,300
					USE VALUE:	760,300 / 760,300
					ASSESSED:	760,300 / 760,300

PROPERTY LOCATION

No	Alt No	Direction/Street/City
19		HAWTHORNE AVE, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	LIEBERT SUZY
Owner 2:	
Owner 3:	
Street 1:	19 HAWTHORNE AVE
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02476 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry:
Postal:	

NARRATIVE DESCRIPTION

This parcel contains 5,801 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1930, having primarily Vinyl Exterior and 1886 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	5801.000	285,100		475,200	760,300
Total Card	0.133	285,100		475,200	760,300
Total Parcel	0.133	285,100		475,200	760,300

Source: Market Adj Cost | Total Value per SQ unit /Card: 403.13 | /Parcel: 403.1

Legal Description

Entered Lot Size
Total Land:
Land Unit Type:

User Acct: 100893
GIS Ref:
GIS Ref:
Insp Date: 04/30/18

PREVIOUS ASSESSMENT

Parcel ID: 152.0-0007-0003.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	285,100	0	5,801.	475,200	760,300	760,300	Year End Roll	12/18/2019
2019	101	FV	225,500	0	5,801.	445,500	671,000	671,000	Year End Roll	1/3/2019
2018	101	FV	225,500	0	5,801.	368,300	593,800	593,800	Year End Roll	12/20/2017
2017	101	FV	225,500	0	5,801.	338,600	564,100	564,100	Year End Roll	1/3/2017
2016	101	FV	225,500	0	5,801.	308,900	534,400	534,400	Year End	1/4/2016
2015	101	FV	219,900	0	5,801.	303,000	522,900	522,900	Year End Roll	12/11/2014
2014	101	FV	219,900	0	5,801.	281,600	501,500	501,500	Year End Roll	12/16/2013
2013	101	FV	219,900	0	5,801.	267,900	487,800	487,800		12/13/2012

!11928!

PRINT

Date	Time
12/11/20	02:03:21

LAST REV

Date	Time
05/07/18	14:18:47

ekelly

SALES INFORMATION

TAX DISTRICT:

PAT ACCT.: 11928

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
HERLIHY GEORGE	28737-379		6/22/1998		338,500	No	No		Y

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
1/20/2017	73	Solar Pa	3,216	C				
4/22/2003	518	Addition	41,000	C		G6	GR FY06	
7/31/1998	512	Redo Kit	10,000					REMODEL KITCHEN

ACTIVITY INFORMATION

Date	Result	By	Name
4/30/2018	MEAS&NOTICE	BS	Barbara S
1/15/2009	Meas/Inspect	294	PATRIOT
7/7/2005	Permit Visit	BR	B Rossignol
2/22/2000	Inspected	276	PATRIOT
11/19/1999	Measured	270	PATRIOT
1/1/1982		GP	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

USER DEFINED

Prior Id # 1:	100893
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5801		Sq. Ft.	Site		0	80.	1.02	9									475,223						475,200	

Total AC/HA: 0.13317 | Total SF/SM: 5801 | Parcel LUC: 101 | One Family | Prime NB Desc: Brackett | Total: 475,223 | Spl Credit | Total: 475,200

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	6 - Colonial		
Sty Ht:	2 - 2 Story		
(Liv) Units:	1	Total:	1
Foundation:	1 - Concrete		
Frame:	1 - Wood		
Prime Wall:	4 - Vinyl		
Sec Wall:			%
Roof Struct:	3 - Gambrel		
Roof Cover:	1 - Asphalt Shgl		
Color:	WHITE		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1930	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:	G6	Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wall	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:	6 - Ceramic Tile	15	%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:	1		
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	2 - Gas		
Heat Type:	5 - Steam		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wall		% Sprinkled:	

BATH FEATURES

Full Bath	1	Rating:	Average
A Bath:		Rating:	
3/4 Bath:	1	Rating:	Average
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	Average
A Kits:		Rating:	
Frpl:	1	Rating:	Average
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	AV - Average	31.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	31	%

CALC SUMMARY

Basic $ / SQ:	125.00
Size Adj.:	1.20673382
Const Adj.:	1.01119852
Adj $ / SQ:	152.531
Other Features:	81000
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	413143
Depreciation:	128074
Depreciated Total:	285069

COMMENTS

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units:	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	7	BRs:	3	Baths:	1	HB	

REMODELING

Exterior:	
Interior:	
Additions:	2003
Kitchen:	1998
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
1	7	3	
Totals			
1	7	3	

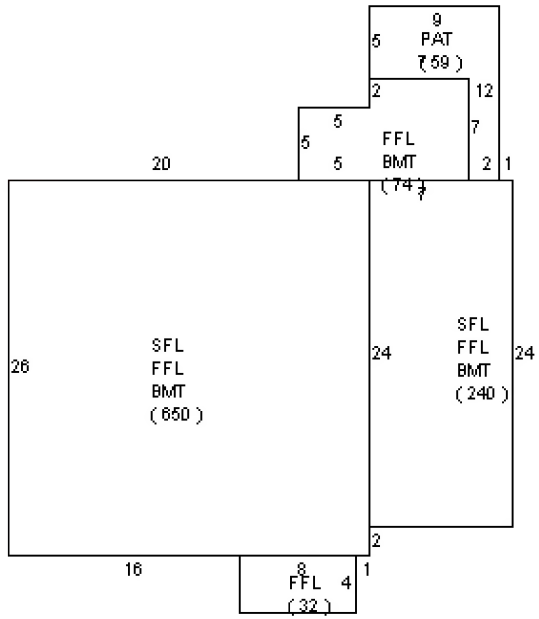
COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val

Juris. Factor:	1.00	Before Depr:	152.53
Special Features:	0	Val/Su Net:	98.01
Final Total:	285100	Val/Su SzAd	151.17

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	996	152.530	151,921
BMT	Basement	964	45.760	44,112
SFL	Second Floor	890	152.530	135,753
PAT	Patio	59	6.070	358

Net Sketched Area:	2,909			Total:	332,144
Size Ad	1886	Gross Are	2909	FinArea	1886

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID

152.0-0007-0003.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

More:	N	Total Yard Items:		Total Special Featues:		Total:	